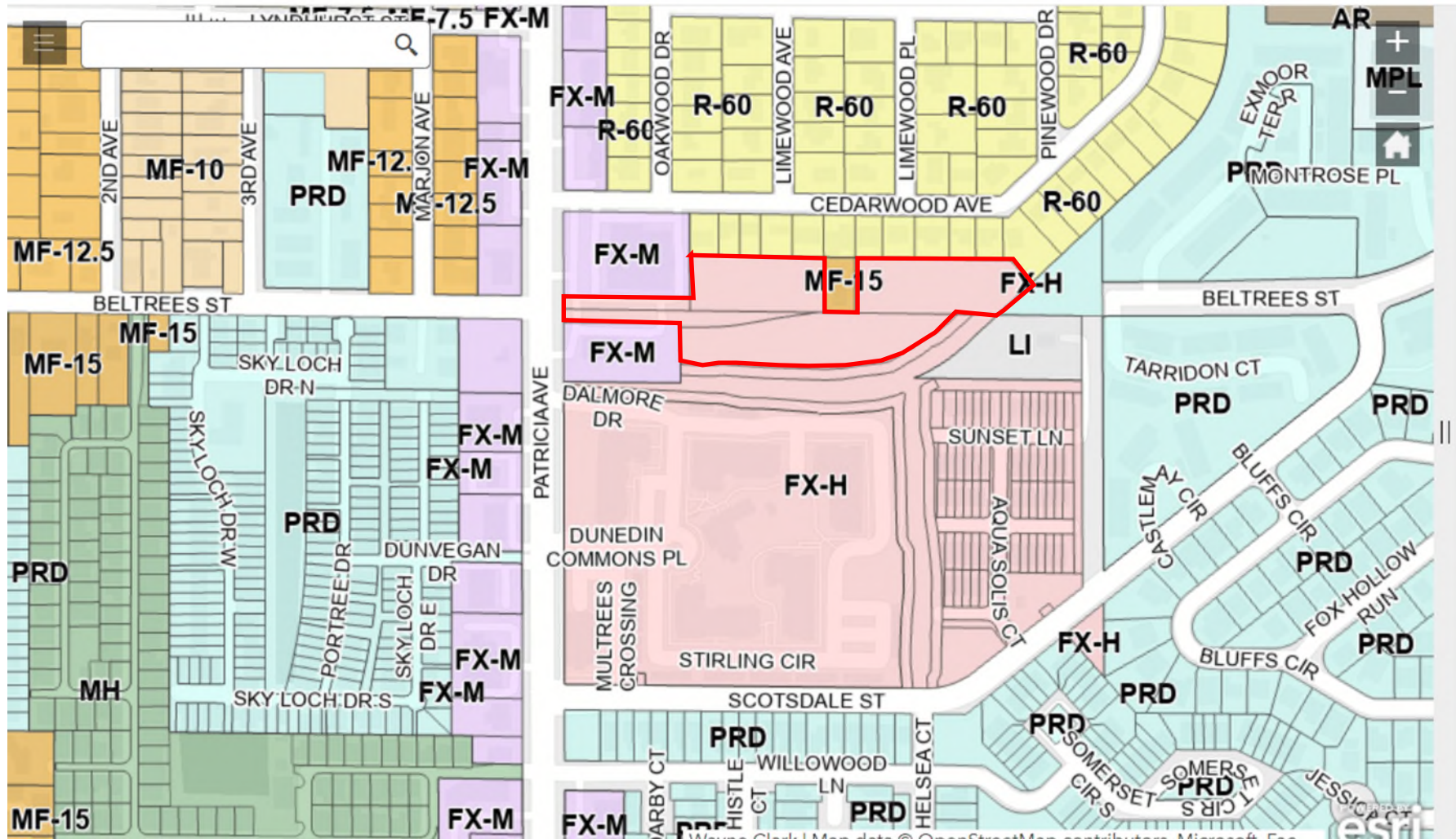


DUNEDIN COMMONS II - ZONING
CITY OF DUNEDIN



Note: Listed uses, which are permitted or conditional permit uses, must be allowed in correlation with the underlying land use category.

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Use/Activity	C	MP	AR	R-300	R-200	R-150	R-100	R-90	R-75	R-60	MF-7.5	MF-10	MF-12.5	MF-15	MH	PRD	TF	DR	FX-M	FX-H	GO	NB	GB	DC - A & C Streets	DC - B Street	DI	SC	CP	CR	LI	GI	
Residential																																
Dwelling, single-family detached	-	-	P	P	P	P	P	P	P	P	P	P	P	P	-	P	C	P	Z	Z	-	-	-	P	P	-	-	-	-	-	-	
Dwelling, two family (duplex)	-	-	-	-	-	-	-	-	C	C	P	P	P	P	-	P	C	P	Z	Z	-	-	-	P	P	-	-	-	-	-	-	
Multifamily dwelling (condo, townhome, apartment)	-	-	-	-	-	-	-	-	C	C	P	P	P	P	-	P	P	P	P	P	P	P	P	P	P	-	-	-	-	-	-	
Live-work unit	-	-	-	-	-	-	-	-	-	P	P	-	-	-	-	P	-	P	P	P	P	-	P	-	P	P	-	-	-	-	-	
Manufactured/mobile home	-	-	-	-	-	-	-		-	-	-	-	-		P	-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Group living home (6 or fewer residents/live-in care)	-	-	P	P	P	P	P	P	P	P	P	P	P	P	-	-	-	P	C	C	-	-	-	Z	Z	-	-	-	-	-	-	
Community residential home (7 to 14 residents)	-	-	-	-	-	-	-	-	-	-	P	P	P	P	-	-	-	C	P	P	-	-	-	Z	Z	-	-	-	-	-	-	
Assisted living facility	-	-	-	-	-	-	-	-	-	-	P	P	P	P	-	-	-	C	P	P	-	P	P	Z	Z	-	-	-	-	-	-	
Congregate care facility	-	-	-	-	-	-	-	-	-	-	P	P	P	P	-	-	-	C	P	P	-	P	P	Z	Z	-	-	-	-	-	-	
Transient Use																																
Bed-and-breakfastinn	-	-	-	-	-	-	-	-	-	-	C	C	C	C	-	-	P	P	P	.	-	P	P	P	P	-	-	-	-	Z	-	-
Hotel, motel, condo-hotel	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-	P	P	-	-	-	-	-	Z	Z	-
Commercial																																
Shop, store or bank building	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	P	P	P	P	-	P	P	P	-	-	
Shop, store or bank building with drive-through facility	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	-	-	-	P	P	-	-	-	
Convenience store w/o gas	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	C	-	-	P	P	-	-	-	
Beer, wine, and liquor store (off-premises consumption of alcohol)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	P	-	-	P	P	-	-	-	
Bars, taverns, nightclubs, close before 10:00 p.m. no amplified music	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	P	P	P	-	-	P	P	-	-	-	
Bars, taverns, and nightclubs, close after 10:00 p.m.	-		-		-		-		-		-		-		-		C	-	C	Z	-	C	P	P	-	-	P	P	-	-	-	
Craft micro brewery, winery or distillery	-		-		-		-		-		-		-		-		P	-	C	P	-	-	P	P	-		-		-	P	P	
Restaurant	-		-		-		-		-		-		-		-		P	-	P	P	-	P	P	P	-	-	P	P	C	-	-	
Department store	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	P	P	-	-	-	
Grocery store	-	-			-		-		-		-		-		-		C	-	P	P	-	P	P	P	-	-	P	P	C	-	-	

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Use/Activity	C	MP	AR	R-300	R-200	R-150	R-100	R-90	R-75	R-60	MF-7.5	MF-10	MF-12.5	MF-15	MH	PRD	TF	DR	FX-M	FX-H	GO	NB	GB	DC - A & C Streets	DC - B Street	DI	SC	CP	CR	LI	GI
Warehouse discount store/superstore/home improvement store	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	P	P	-	P	-
Gasoline station with or without convenience store	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	C	P	C	-	-	P	P	-	-	-
Automobile repair and service structures (enclosed)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	P	P	-	-	-
Motor vehicle dealer	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	-	P	-	-	-
Motor vehicle rental and leasing	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	-	-	-	-	P
Parts, accessories or tires	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	P	P	-	-	-
Car wash	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	P	P	-	-	-
Boat or marine craft dealer	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	-	-	P	-	-
Office Building	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	C	-	P	P	P	P	P	P	P	-	P	P	-	P	-
Service industry/maintenance contractor	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	Z	P	-	-	-	-	-	-	-	P
Dry cleaning facilities (hazardous chemicals on site)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	C	-	-	-	C	-	-	-	-
Industrial																															
Cottage industry	-	-	P	P	P	P	P	P	P	P	C	C	C	C	-	C	-	P	P	P	-	-	-	P	-	-	-	-	-	-	-
Light/clean manufacturing	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	-	-	-	-	-	-	P	P
Target employment industry (see definition)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	P	-	-	-	-	-	P	P
Heavy manufacturing facilities	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P
Industrial parks	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	P
Laboratory facility	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	-	-	-	-	-	-	-	P	P
Recycling business	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P
Warehouse or storage facility	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P
Wholesale trade	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	P
Public assembly																															
Performance arts facility	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-	P	P	-	-	P	P	-	-	-
Movie theater	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	P	-	-	P	P	-	-	-
Cultural facility (library, museum, zoo, others)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	-	P	P	-	-	P	P	-	-	-	-	-	-	-

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Use/Activity	C	MP	AR	R-300	R-200	R-150	R-100	R-90	R-75	R-60	MF-7.5	MF-10	MF-12.5	MF-15	MH	PRD	TF	DR	FX-M	FX-H	GO	NB	GB	DC - A & C Streets	DC - B Street	DI	SC	CP	CR	LI	GI
Amusement sports, or recreation establishment	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-	-	-	-	-	-	P	-	-	
Fitness, recreational sports, gym, or athletic club	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	P	P	P	1-	-	P	P	P	P	
Exhibition, convention, or conference structure	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	P	P	-	-	-	P	-	-	-	-	-	P	-
Religious facilities	-	-	C	C	C	C	C	C	C	C	C	C	C	C	-	-	-	-	P	P	P	P	-	P	-	-	P	P	P	-	-
Active open space/athletic fields/golf courses	P	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	
Institutional or community facilities																															
Hospital	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	P	P	-	-	-	-	-	-	-
Clinic	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	P	-	-	P	P	-	-	-
Municipal service building (tire, law enforcement, city hall, other)	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	P	-	-	-	-	-	P	-
School, public or private	-	-	C	C	C	C	C	C	C	C	C	C	C	C	-	-	-	-	P	P	P	P	P	Z	Z	-	P	P	-	P	-
Daycare center	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	Z	Z	-	P	P	-	-	
Social services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	Z	Z	-	P	P	-	-	
Emergency and relief services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	Z	Z	-	P	P	-	-	-
Animal hospitals	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	Z	Z	-	P	P	-	-	-
Funeral homes	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	P	P	P	-	-	-	-	-	-	-
Cremation facilities	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P
Post offices	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	P	P	P	-	-	P	P	-	P	-
Fraternal organizations	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	Z	-	Z	Z	-	P	P	-	-	-
Transportation-related facilities																															
Surface Parking	-	-	-	-	-	-	-	-	-	-	-	-	Z	Z	-	-	P	-	P	P	P	P	P	Z	Z	P	-	-	-	Z	Z
Parking structure	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	P	-	P	P	-	P	P	P	Z	Z	Z
Transit station	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	-	P	P	P	Z	P	Z	-	Z	-	-	-	P	P
Bus or truck maintenance facility	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	-	-	-	-	-	P
Truck and freight transportation services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	-	-	P	-	-	-	-	-	-	-	P
Taxi and limousine sendee	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	P	-	-	-	-	-
Towing and other road services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	-	-	P	-	-	-	-	P
Courier and messenger services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	P	P	-	P	P	P	-	P	P

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Communication towers	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	C	C	-	-	-	-	-	-	-	-	-	P	P	
Food trucks, roadside stands, pushcarts, kiosk, etc.	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	Z	Z	Z	Z	Z	C	C	Z	Z	Z	-	Z	Z	
Agriculture, forestry, fishing, and hunting																																
Urban greenhouses/nurseries	-	-	P	-	-	-	-	-	-	-	-	-	-	-	-			-	P	P	-	P	P	P	-	P	P	P	-	-	-	
Commercial nursery	-	-	P	-	-	-	-	-	-	-	-	-	-		-	-	-	-	-	-	-		-		-	P	-	-	-	Z	P	
Equine related activities	-	-	P	-	-	-		-	-	-	-	-	-	-	-		-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
Kennels and other canine-related facilities	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	P	P	-	-	Z	P	-	-	-	-	-		Z	
Marina Facilities																																
Transient Use	-	P	-	-	-	-	-	-	-	-	-	-	-	-	-		P	-	-	-	-	-	-	-	-	-	-	-	P	-		
Commercial Use	-	P	-	-	-	-	-	-	-	-	-	-	-	-	-		Z	-	-	-	-	-	-	-	-	-	-	-	P	-	-	